



PLANNING COMMISSION AGENDA

July 10, 2017

6:00 P.M

City Hall

I. ANNOUNCEMENTS:

II. MINUTES:

Approval of the **June 12, 2017** Planning Commission Meeting Minutes

Approval of the **June 19, 2017** Planning Commission Workshop Minutes

Approval of the **July 7, 2017** Pre-Planning Commission Minutes

III. PUBLIC HEARING-SWEARING IN:

"Do you solemnly swear or affirm that the responses given and statements made in this hearing before the Planning Commission will be the whole truth and nothing but the truth." If so, answer, "I do".

IV. PUBLIC HEARING-CONSENT ITEMS:

(All matters included under the Consent Agenda are considered routine by the Planning Commission. They will be enacted by one motion in the form listed below, without separate discussion of each item, unless any person present – Planning Commissioner, Planning Staff or citizen -- requests an item or items to be removed from the Consent Agenda. Any item removed from the Consent Agenda will be considered separately at the end of the Consent Agenda. If you would like any of the items below considered separately, please say so when the Planning Commission Chairman announces the Consent Agenda)

V. CONTINUANCES

A. PC16-695PSU, Preliminary Subdivision Plat, Gateway East Plaza

The Applicant is requesting a continuance to the August 14, 2017 Planning Commission meeting. (NAC 12)(Bogdan)

B. PC16-696FSI, Final Site Plan, Gateway East Plaza

The Applicant is requesting a continuance to the August 14, 2017 Planning Commission meeting. (NAC 12)(Bogdan)

C. PC16-697PFCP, Preliminary Forest Conservation Plan, Gateway East Plaza

The Applicant is requesting a continuance to the August 14, 2017 Planning Commission meeting. (NAC 12)(Bogdan)

VI. OLD BUSINESS

D. PC17-319ZMA, Zoning Map Amendment 27 Franklin Street

Staff is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the removal of the Open Space (PRK) floating zone from the Property at 27 Franklin Street and the application of the the Institutional (IST) floating zone. (NAC12)(Bogdan)

E. PC17-323ZMA, Zoning Map Amendment, Mt. Olivet Cemetery

The Applicant is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the removal of the Institutional (IST) floating zone from approximately 12 acres of the Mt. Olivet Cemetery Property fronting on S. Market Street and Stadium Drive. Upon removal of the IST floating zone the Property will revert to the base zone of R8, Medium Density Residential, while maintaining the Highway Noise Overlay (HNO) as currently designated. (NAC 10)(Reppert)

VII. NEW BUSINESS:

F. PC17-311FSU, Final Subdivision Plat, LJM Family Properties, LLC Addition to LJM Family Properties, LLC

The Appilcant is requesting approval of a resubdivision plat for the purposes of adding land to an existing lot of record along Kilneharts Alley by reducing the size of the lots identified as 423-425, 427, and 429 N. Market Street. (NAC 11)(Butler)

G. PC17-421PCM, Fence Modification, Waverley View

The Applicant is requesting a modification to Section 821 of the Land Management Code (LMC) entitled, *Fences, Walls, and Hedges*, in order to construct fencing beyond the front façade of residentially zoned property. (NAC 5)(Reppert)

H. PC17-213FSI, Final Site Plan Renn Parkland

The Applicant is requesting final site plan approval for the design of the 78 acre park to be dedicated to the City in conjunction with the approved mixed use, master plan for the Property located along Monocacy Blvd and E. Church Street.

(NAC 11)(Reppert)

I. PC17-413ZMA, Zoning Map Amendment, Frederick Corner

The Applicant is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the rezoning of approximately 16 acres located at the northeast and northwest corner of E. South Street and Monocacy Blvd from Heavy Industrial (M2) to General Commercial (GC), while maintaining the Airport Overlay and Highway Noise Overlay (HNO) zones as currently situated.

(NAC 11 and 12)(Bogdan/Collard)

This is the first of two required public hearings.

A complete and final agenda will be available for review prior to the meeting at the Planning Department located at 140 West Patrick Street and on the Internet at www.cityoffrederick.com. The meeting will be broadcast live on City Government Cable Channel 99 as well as streamed and archived on the City's website at www.cityoffrederick.com. For information regarding the agenda, minutes, or public meetings of the Planning Commission please contact Jessica Murphy at (301) 600-3188. Individuals requiring special accommodations are requested to call 5 days prior to the meeting to make arrangements. The City of Frederick Government does not discriminate based on race, color, religion, sex, national origin, age, marital status, veteran status, disability, sexual orientation, gender identity, genetic information, or any other legally protected group in employment or in the provision of services.